

Impact Fee Calculation Worksheet

Development Name:

PLANTATION RESORT
LAKEBROOK FARMS, PHASE 12

Assessment Date:

2-Jan-01

Applicant Name:

D.R. HORTON-TEXAS, LTD

Case Number:

Water Utilities		Input #	Equivalency	Service	Water Impact Fees	
Land Use Category	Basis	of Basis	Factor	Units	Lines and Valves	Storage and Pumping
Single Family	Lots	59	1.00	59	\$10,856	\$12,036
Mobile Home	Lots		0.81	0	\$0	\$0
Townhouse	Lots		0.88	0	\$0	\$0
Duplex	Lots		0.70	0	\$0	\$0
Multi-family	Units		0.90	0	\$0	\$0
Public and Semi-Public						
- School	Acre		2.64	0	\$0	\$0
- Public Hospital	Bed		0.98	0	\$0	\$0
- Other Public\Semi-Pub.	Acre		1.32	0	\$0	\$0
Parks and Open Spaces	Acre		0.27	0	\$0	\$0
Retail	Acre		2.60	0	\$0	\$0
Commercial	Acre		3.00	0	\$0	\$0
Office (per 1,000 sf)	M.S.F.		0.52	0	\$0	\$0
Airport	Acre		1.58	0	\$0	\$0
Industrial	Acre		1.58	0	\$0	\$0
Totals					\$10,856	\$12,036

Waste Water Utilities		Input #	Equivalency	Service	Waste Water Impact Fees		
Land Use Category	Basis	of Basis	Factor	Units	Lines	Lift Stations	Treatment
Single Family	Lots	59	1.00	59	\$18,054	\$708	\$12,095
Mobile Home	Lots		0.79	0	\$0	\$0	\$0
Townhouse	Lots		0.88	0	\$0	\$0	\$0
Duplex	Lots		0.71	0	\$0	\$0	\$0
Multi-family	Units		0.90	0	\$0	\$0	\$0
Public and Semi-Public							
- School	Acre		2.63	0	\$0	\$0	\$0
- Public Hospital	Bed		1.06	0	\$0	\$0	\$0
- Other Public\Semi-Pub.	Acre		1.33	0	\$0	\$0	\$0
Parks and Open Spaces	Acre		0.18	0	\$0	\$0	\$0
Retail	Acre		2.65	0	\$0	\$0	\$0
Commercial	Acre		1.06	0	\$0	\$0	\$0
Office (per 1,000 sf)	M.S.F.		0.53	0	\$0	\$0	\$0
Airport	Acre		1.59	0	\$0	\$0	\$0
Industrial	Acre		1.59	0	\$0	\$0	\$0
Totals					\$18,054	\$708	\$12,095

Thoroughfares		Input #	Equivalency	Service	Service	Thoroughfare
Note: Input Z in SA for flat 12K rate.		of Basis	Factor	Units	Area (SA)	Fees
Land Use Category	Basis					
Residential (SF)/Single Family	Lots	59	1.00	59	1B	\$104,253
Residential (SF)/Mobile Home	Lots		1.00	0		\$0
Residential (SF)/Duplex	Lots		1.00	0		\$0
Residential (MF)/Townhouse	Lots		0.61	0		\$0
Residential (MF)/Multi-family	Units		0.61	0		\$0
Public and Semi-Public						
- School	Acre		1.60	0		\$0
- Public Hospital	Acre		1.60	0		\$0
- Other Public\Semi-Pub.	Acre		1.60	0		\$0
Parks and Open Spaces	Acre		0.10	0		\$0
Retail	Acre		17.30	0		\$0
Commercial	Acre		17.30	0		\$0
Office	Acre		4.50	0		\$0
Industrial	Acre		1.40	0		\$0
Total Thoroughfare Impact Fees						\$104,253

Land Dedication or Park Fees		Input #	Equivalency	Land	Park
Land Use Category	Basis	of Basis	Factor	Dedication Acres	Fee in Lieu of Land
Single Family	Lots	59	1.00	0.59	\$56,050
Mobile Home	Lots		1.00	0.00	\$0
Townhouse	Lots		1.00	0.00	\$0
Duplex	Lots		1.00	0.00	\$0
Multi-family	Units		1.00	0.00	\$0
Land = 1: Fees = 2	1		Totals	0.59	\$56,050

Fire Safety Fee					
Land Use Category	Basis	Input # of Basis	Equivalency Factor	Fee Rate	Impact Fee Assessed
Single Family	Acre	15.389	1.00	300.00	\$4,617
			Totals	300.00	\$4,617

IMPACT FEE CALCULATION SUMMARY SHEET

Development Name:

PLANTATION RESORT
LAKEBROOK FARMS, PHASE 12

Assesment Date:

2-Jan-01

Applicant Name:

D.R. HORTON-TEXAS, LTD

Case Number:

Water Utilities Impact Fees	Totals	Credits	Due
Lines and Valves	\$10,856		\$10,856
Storage and Pumping	\$12,036		\$12,036
Total Water Utilities	\$22,892		\$22,892
Waste Water Utilities Impact Fees			
Lines	\$18,054		\$18,054
Lift Stations	\$708		\$708
Treatment	\$12,095		\$12,095
Total Waste Water Utilities	\$30,857		\$30,857
Thoroughfare Impact Fees	\$0		\$0
Park Land Dedication or Park Fee	Acres	Fee	
	15.39	\$0	\$0
Fire Safety Fee	\$1,223		\$1,223
Total Impact Fees Assessed and Due	\$54,972	\$0	\$54,972

Notes:

Park fees were fulfilled in the Betsy Turner Trust agreement when 9 acres were dedicated.
Thoroughfare fees are subject to the Betsy Turner Trust agreement.